

Key: 1511

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.520

LEGAL

LAND

DETACHED

BUILDING

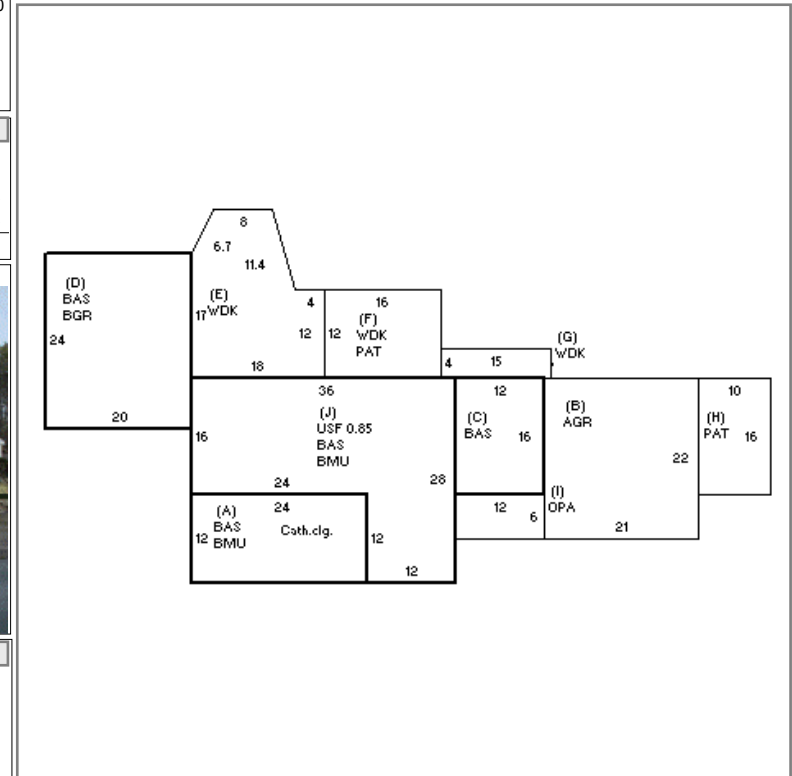
CURRENT OWNER		PARCEL ID		LOCATION	
LUCKY BOY MAX REALTY TRUST		40-89-0		32 HOPKINS WAY	
TRS: TIMOTHY J HICKEY ET AL		TRANSFER HISTORY		DOS	T
PO BOX 638		LUCKY BOY MAX REALTY TRUS		06/27/2022	F
NO TRURO, MA 02652		HICKEY TIMOTHY J &		10/30/2020	QS
		BURRELL JAMES W & VERNA C		08/28/1992	L
				SALE PRICE	BK-PG (Cert)
				100 (230352)	
				689,000 (224254)	
				125,000 (127651)	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
FY2023		35	RES EXEMPT		04/13/2023		0 0
NP	03/23/2021	20	NO PERMIT		03/23/2021	JN	100 100
99-068	04/01/1999	10	ALL OTHERS	10,000	05/01/2000		100 100
99-043	03/01/1999	2	ADDITION	28,000	05/01/2000		100 100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	A	0.775	12	1.00	1	1.00	1	1.00	R04	1.00		279,080
300	A	0.055	12	1.00	1	1.00	1	1.00	R04	1.00		1,510

TOTAL	36,155 SF	ZONING	RES	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	EAST TRURO	NOTE				LAND	280,600	244,000
Inf1	NO ADJ		BUILDING	676,800	574,300			
Inf2	NO ADJ		DETACHED	10,200	9,800			
			OTHER	0	0			
						TOTAL	967,600	828,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SPV	A	1.00	A- 0.70 16*32	1999	512	19.94	7,100
SHF	A	1.00	A 0.75 10*12		120	16.01	1,400
PTD	A	1.00	A 0.75 POOL PATIO		988	2.30	1,700



BUILDING	CD	ADJ	DESC	MEASURE	4/5/2019	LG
MODEL	1		RESIDENTIAL	LIST	5/6/2019	LG
STYLE	4	1.10	CAPE [100%]	REVIEW	11/15/2010	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1986	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	980,844
NET AREA	2,292	DETAIL ADJ	1.000	FOUNDATION			1.00	+	BMU	N	BSMT UNFINISHED	1,008		78.95	79,585		
\$NLA(RCN)	\$428	OVERALL	1.150	EXT. COVER	1	WOOD SHINGLES	1.00	A	BAS	L	BAS AREA	288	1986	335.65	96,666		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATTACHED GARAGE	462		108.11	49,949		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	+	BAS	L	BAS AREA	1,392	1986	335.65	467,220		
				FLOOR COVER	2	SOFTWOOD	1.00	D	BGR	N	SF BSMT GARAGE	480		109.03	52,335		
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	ATT WOOD DECK	597		51.58	30,792		
				HEATING/COOLING	11	HOT WAT.-CL AIR	1.05	+	PAT	N	PATIO	352		17.02	5,991		
				FUEL SOURCE	1	OIL	1.00	I	OPA	N	OPEN PORCH	72		116.03	8,354		
								J	USF	L	UP-STRY FIN	612	1986	270.81	165,736		
								F21	O		FPL 2S 1OP	1		17,216.40	17,216		
																EFF.YR/AGE	1986 / 36
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$676,800